

OSPREY LANDING MASTER HOA, INC.
FINANCIAL REPORTS
June 30, 2020

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STATEMENT OF ASSETS, LIABILITIES & FUND BALANCE

REVENUES AND EXPENSE

COMPARISON OF ACTUAL TO BUDGET

Prepared By: Sunstate Association Management Group, Inc.

Osprey Landing Master HOA, Inc.
Statement of Assets, Liabilities & Fund Balance
As of June 30, 2020

	Jun 30, 20
ASSETS	
Current Assets	
Checking/Savings	
Operating Accounts	
1010 · Cadence Operating 0725	22,374.24
1011 · Cadence Capital Contrib 2820	6,000.31
Total Operating Accounts	28,374.55
Reserve Accounts	
1012 · Cadence Reserves 2812	4,942.06
Total Reserve Accounts	4,942.06
Total Checking/Savings	33,316.61
Accounts Receivable	
1310 · Accounts Receivable	(6,681.68)
Total Accounts Receivable	(6,681.68)
Other Current Assets	
1610 · Prepaid Insurance	1,003.63
1600 · Undeposited Funds	2,197.00
Total Other Current Assets	3,200.63
Total Current Assets	29,835.56
TOTAL ASSETS	29,835.56
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
3010 · Accounts Payable	237.14
Total Accounts Payable	237.14
Total Current Liabilities	237.14
Long Term Liabilities	
Reserve Fund	4,942.06
Total Long Term Liabilities	4,942.06
Total Liabilities	5,179.20
Equity	
Operating Fund Balance	8,076.11
Surplus Carryover	3,004.02
Owners Capital Contributions	8,070.00
Net Income	5,506.23
Total Equity	24,656.36
TOTAL LIABILITIES & EQUITY	29,835.56

Osprey Landing Master HOA, Inc.
Revenues & Expense Actual to Budget Performance

June 2020

	Jun 20	Budget	\$ Over Budget	Jan - Jun 20	YTD Budget	\$ Over Budget	Annual Budget
Ordinary Income/Expense							
Income							
5010 · Maintenance Assessment	3,261.33	3,765.92	(504.59)	19,568.00	22,595.48	(3,027.48)	45,191.00
5020 · Reserve Income	0.00	0.00	0.00	3,004.00	3,004.00	0.00	6,008.00
5030 · Surplus Rollover	500.67	0.00	500.67	3,003.98	0.00	3,003.98	0.00
5050 · Capital Contribution	350.00	0.00	350.00	700.00	0.00	700.00	0.00
5100 · Late Fee/Finance Charge	75.00	0.00	75.00	270.22	0.00	270.22	0.00
5510 · Interest - OP	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5550 · Interest - Capital Contribut...	0.49	0.00	0.49	4.12	0.00	4.12	0.00
Total Income	4,187.49	3,765.92	421.57	26,550.32	25,599.48	950.84	51,199.00
Total Income	4,187.49	3,765.92	421.57	26,550.32	25,599.48	950.84	51,199.00
Gross Profit	4,187.49	3,765.92	421.57	26,550.32	25,599.48	950.84	51,199.00
Expense							
Administrative							
7100 · Insurance	334.54	328.42	6.12	2,007.24	1,970.48	36.76	3,941.00
7150 · Legal	0.00	166.67	(166.67)	350.00	999.98	(649.98)	2,000.00
7170 · Tax Prep & Financial Rep	0.00	16.67	(16.67)	200.00	99.98	100.02	200.00
7200 · Management Fees	600.00	600.00	0.00	3,620.00	3,600.00	20.00	7,200.00
7260 · Postage	30.70	25.00	5.70	77.70	150.00	(72.30)	300.00
7270 · Printing & Copying	6.30	41.67	(35.37)	86.64	249.98	(163.34)	500.00
7300 · Misc. Administrative	76.50	50.00	26.50	541.75	300.00	241.75	600.00
Total Administrative	1,048.04	1,228.43	(180.39)	6,883.33	7,370.42	(487.09)	14,741.00
Maintenance							
7600 · Landscaping Maintenance	1,193.21	1,250.00	(56.79)	7,278.76	7,500.00	(221.24)	15,000.00
7610 · Landscape Replacement	0.00	291.67	(291.67)	0.00	1,749.98	(1,749.98)	3,500.00
7620 · Irrigation Maint/Repair	90.00	83.33	6.67	283.50	500.02	(216.52)	1,000.00
7640 · Pond Maintenance	125.00	125.00	0.00	750.00	750.00	0.00	1,500.00
7650 · Wetland Monitor/Mitigati	0.00	16.67	(16.67)	0.00	99.98	(99.98)	200.00
7660 · Misc. Maintenance	0.00	250.00	(250.00)	725.36	1,500.00	(774.64)	3,000.00
7670 · Common Area Improve...	0.00	208.33	(208.33)	0.00	1,250.02	(1,250.02)	2,500.00
Total Maintenance	1,408.21	2,225.00	(816.79)	9,037.62	13,350.00	(4,312.38)	26,700.00
Utilities							
8610 · Electricity - Monuments	28.38	37.50	(9.12)	180.38	225.00	(44.62)	450.00
8620 · Electricity - Street Lights	169.63	208.33	(38.70)	1,061.21	1,250.02	(188.81)	2,500.00
8630 · Water - Irrigation	22.14	66.67	(44.53)	177.55	399.98	(222.43)	800.00
Total Utilities	220.15	312.50	(92.35)	1,419.14	1,875.00	(455.86)	3,750.00
Total Expense	2,676.40	3,765.93	(1,089.53)	17,340.09	22,595.42	(5,255.33)	45,191.00
Net Ordinary Income	1,511.09	(0.01)	1,511.10	9,210.23	3,004.06	6,206.17	6,008.00
Other Income/Expense							
Other Expense							
Transfers							
9970 · Reserves-General	0.00	0.00	0.00	3,004.00	3,004.00	0.00	6,008.00
9980 · Capital Contributions	700.00	0.00	700.00	700.00	0.00	700.00	0.00
Total Transfers	700.00	0.00	700.00	3,704.00	3,004.00	700.00	6,008.00
Total Other Expense	700.00	0.00	700.00	3,704.00	3,004.00	700.00	6,008.00
Net Other Income	(700.00)	0.00	(700.00)	(3,704.00)	(3,004.00)	(700.00)	(6,008.00)
Net Income	811.09	(0.01)	811.10	5,506.23	0.06	5,506.17	0.00